

**BY AUTHORITY**

ORDINANCE NO. \_\_\_\_\_  
SERIES OF 2018

COUNCIL BILL NO. CB18-1106

COMMITTEE OF REFERENCE:

Land Use, Transportation & Infrastructure

**A BILL**

**For an ordinance assessing the annual costs of the continuing care, operation, repair, maintenance and replacement of the South Broadway Streetscape (Iowa Avenue to Wesley Avenue) Local Maintenance District upon the real property, exclusive of improvements thereon, benefited.**

**BE IT ENACTED BY THE COUNCIL OF THE CITY AND COUNTY OF DENVER:**

**Section 1.** Upon consideration of the recommendation of the Manager of Public Works that an ordinance be enacted for the purpose of assessing the annual costs of the continuing care, operation, repair, maintenance and replacement of the South Broadway Streetscape (Iowa Avenue to Wesley Avenue) Local Maintenance District ("South Broadway Streetscape (Iowa Avenue to Wesley Avenue)"), for the upcoming year, upon the real property, exclusive of improvements thereon, benefited, the Council finds, as follows:

(a) A local maintenance district providing for the continuing care, operation, repair, maintenance and replacement of the South Broadway Streetscape (Iowa Avenue to Wesley Avenue), was created by Ordinance No. 235, Series of 2011;

(b) The annual cost of the continuing care, operation, repair, maintenance and replacement of the South Broadway Streetscape (Iowa Avenue to Wesley Avenue) is \$71,730.00, which amount the Manager of Public Works has the authority to expend for the purposes stated herein;

(c) The Manager of Public Works has complied with all provisions of law relating to the publishing of notice to the owners of real properties to be assessed and to all persons interested generally, and the Council sitting as a Board of Equalization has heard and determined all written complaints and objections, if any, filed with the Manager of Public Works;

(d) The real property within the South Broadway Streetscape (Iowa Avenue to Wesley Avenue) will be benefited in an amount equal to or in excess of the amount to be assessed against said property because of the continuing care, operation, repair, maintenance and replacement of said Streetscape.

**Section 2.** The annual cost of the continuing care, operation, repair, maintenance and replacement of the South Broadway Streetscape (Iowa Avenue to Wesley Avenue) to be assessed against the real properties, exclusive of improvements thereon, benefited are hereby approved.

1           **Section 3.** The annual costs of the continuing care, operation, repair, maintenance and  
 2 replacement of the South Broadway Streetscape (Iowa Avenue to Wesley Avenue) in the amount of  
 3 \$71,730.00 are hereby assessed against the real properties, exclusive of improvements thereon,  
 4 within said local maintenance district as follows:

5 NOTE: Where a series of lots is followed by “inclusive”, the amount appearing after the series shall  
 6 be the total for all lots in the series. Where a series of lots is not followed by “inclusive”, the amount  
 7 appearing after such series shall be the assessment for each lot in the series.

8  
 9 BREENLOW SUBDIVISION OF SOUTH DENVER  
 10 BLOCK 8

|    |                                      |          |
|----|--------------------------------------|----------|
| 11 | Lots                                 |          |
| 12 | 25-27, inclusive                     | \$570.76 |
| 13 | 28-32, inclusive                     | \$951.26 |
| 14 | 33-35, inclusive                     | \$570.76 |
| 15 | 36                                   | \$190.25 |
| 16 | 37-40, inclusive                     | \$761.01 |
| 17 | 41-42, inclusive                     | \$380.50 |
| 18 | 43-46 & south ½ of Lot 47, inclusive | \$856.14 |
| 19 | 48 & north ½ of Lot 47, inclusive    | \$285.38 |

20  
 21 CARTERDALE  
 22 BLOCK 1

|    |                                                                                   |            |
|----|-----------------------------------------------------------------------------------|------------|
| 23 | Lots                                                                              |            |
| 24 | West 87’ of Lot 1-2 & of north 4.5’ of Lot 3 & west 89.8’ of                      |            |
| 25 | south 20.5’ of Lot 3, inclusive                                                   | \$570.76   |
| 26 | 4-5, inclusive                                                                    | \$380.50   |
| 27 | 6-7, inclusive                                                                    | \$380.50   |
| 28 | 8                                                                                 | \$190.33   |
| 29 | North 16.4’ of Lot 9                                                              | \$124.86   |
| 30 | Lot 9 and the north 7.9’ of Lot 10, excluding the north 16.4’ of Lot 9, inclusive | \$125.62   |
| 31 | Lot 10, excluding the north 7.9’ of said Lot 10                                   | \$130.18   |
| 32 | 11-12, inclusive                                                                  | \$380.50   |
| 33 | 13-24, inclusive                                                                  | \$2,283.03 |

34  
 35 BLOCK 4  
 36 Lots

|    |                                                                                   |            |
|----|-----------------------------------------------------------------------------------|------------|
| 37 | 1-6, inclusive, excluding the south 6’ of Lot 6 & west ½ of vacated alley         | \$1,095.85 |
| 38 | 7-10 & north ¼ of Lot 11 & south 6’ of Lot 6 & west ½ of vacated alley, inclusive | \$854.23   |
| 39 | 12-19 & south 18.75’ of Lot 11, inclusive, excluding the west 5’ of               |            |
| 40 | said lots & west ½ of vacated alley                                               | \$1,665.09 |
| 41 | 20-23 & west ½ of vacated alley, inclusive                                        | \$761.01   |

42  
 43 GRANT SUB-DIVISION  
 44 BLOCK 1

|    |                                                   |          |
|----|---------------------------------------------------|----------|
| 45 | Lots                                              |          |
| 46 | 1-2, inclusive, excluding part to City for street | \$380.50 |
| 47 | 3-4, inclusive, excluding part on west to City    | \$380.50 |
| 48 | 5-6, inclusive, excluding part on west to City    | \$380.50 |

|    |                                                                              |            |
|----|------------------------------------------------------------------------------|------------|
| 1  | 7-8, inclusive, excluding part on west to City                               | \$380.50   |
| 2  | 9-15, inclusive, excluding part on west to City                              | \$1,331.77 |
| 3  | 16-18, inclusive, excluding part on west to City                             | \$570.76   |
| 4  | 19 and north ½ of Lot 20, inclusive                                          | \$285.38   |
| 5  | North 22.5' of Lot 21 & south ½ of Lot 20, inclusive, excluding part to City | \$266.35   |
| 6  | 22 & 23 & south 2.5' of Lot 21, inclusive, excluding part on west to City    | \$399.53   |
| 7  |                                                                              |            |
| 8  | BLOCK 16                                                                     |            |
| 9  | Lots                                                                         |            |
| 10 | 1-2, inclusive, excluding part on west to City                               | \$380.50   |
| 11 | 3-4, inclusive, excluding part on west to City                               | \$380.50   |
| 12 | 5-8, inclusive, excluding part on west to City                               | \$761.01   |
| 13 | 9, excluding part on west to City                                            | \$190.25   |
| 14 | 10, excluding part on west to City                                           | \$190.25   |
| 15 | 11-16, inclusive, excluding part to City                                     | \$1,141.52 |
| 16 | 17, excluding part on west to City                                           | \$190.25   |
| 17 | 18-19, inclusive, excluding part on west to City                             | \$380.50   |
| 18 | 20-22, inclusive, excluding part on west to City                             | \$570.76   |
| 19 | 23-24, inclusive, excluding part on west to City                             | \$380.50   |
| 20 |                                                                              |            |
| 21 | LAWNDALE SUBDIVISION                                                         |            |
| 22 | BLOCK 1                                                                      |            |
| 23 | 1-6 & 43-48 & portion of vacated alley, inclusive, excluding northerly       |            |
| 24 | portions of Lot 1 & Lot 48                                                   | \$901.79   |
| 25 | 7-15, inclusive                                                              | \$1,712.27 |
| 26 | 16-19, inclusive                                                             | \$761.01   |
| 27 | 20                                                                           | \$190.25   |
| 28 | 21-22, inclusive                                                             | \$380.50   |
| 29 | 23-24, inclusive                                                             | \$380.50   |
| 30 |                                                                              |            |
| 31 | OVERLAND PARK SUB-DIVISION                                                   |            |
| 32 | BLOCK 9                                                                      |            |
| 33 | Lots                                                                         |            |
| 34 | 25-36& east ½ of vacated alley, inclusive                                    | \$2,283.03 |
| 35 | 37-38, inclusive                                                             | \$380.50   |
| 36 | 39-40, inclusive                                                             | \$380.50   |
| 37 | 41-48, inclusive                                                             | \$1,522.02 |
| 38 |                                                                              |            |
| 39 | BLOCK 10                                                                     |            |
| 40 | Lots                                                                         |            |
| 41 | 25-28, inclusive                                                             | \$761.01   |
| 42 | 29-31, inclusive                                                             | \$570.76   |
| 43 | 32-34, inclusive                                                             | \$570.76   |
| 44 | 35-40, inclusive                                                             | \$1,141.52 |
| 45 | 41-43, inclusive                                                             | \$570.76   |
| 46 | 44-48, inclusive                                                             | \$951.26   |
| 47 |                                                                              |            |
| 48 | BLOCK 13                                                                     |            |
| 49 | Lots                                                                         |            |
| 50 | 25-26 & south ½ of Lot 27, inclusive                                         | \$475.63   |

|    |                                                                           |            |
|----|---------------------------------------------------------------------------|------------|
| 1  | 28-29 & north ½ of Lot 27 & south ½ of Lot 30, inclusive                  | \$570.76   |
| 2  | 31 and north ½ of Lot 30, inclusive                                       | \$285.38   |
| 3  | 32-33, inclusive                                                          | \$380.50   |
| 4  | 34-35, inclusive                                                          | \$380.50   |
| 5  | 36 and south 8.33' of Lot 37, inclusive                                   | \$253.42   |
| 6  | North 2/3 of Lot 37 and south 2/3 of Lot 38, inclusive                    | \$253.66   |
| 7  | North 1/3 of Lot 38 & Lots 39-43, inclusive                               | \$1,014.42 |
| 8  | 44-48, inclusive                                                          | \$951.26   |
| 9  |                                                                           |            |
| 10 | ROSEDALE                                                                  |            |
| 11 | BLOCK 1                                                                   |            |
| 12 | Lots                                                                      |            |
| 13 | 25-26, inclusive                                                          | \$380.50   |
| 14 | 27-28, inclusive                                                          | \$380.50   |
| 15 | 29-32, inclusive                                                          | \$761.01   |
| 16 | 33-36, inclusive                                                          | \$761.01   |
| 17 | 37-38, inclusive                                                          | \$380.50   |
| 18 | 39-42, inclusive                                                          | \$761.00   |
| 19 | 43-46, inclusive                                                          | \$761.00   |
| 20 | 47                                                                        | \$190.25   |
| 21 | 48                                                                        | \$190.25   |
| 22 |                                                                           |            |
| 23 | BLOCK 8                                                                   |            |
| 24 | 26-32 & Clarks Addition to Denver Lot 25 defined as follows; beginning    |            |
| 25 | 4.2' south of the northwest corner of Lot 32 east 119' south 167.78' west |            |
| 26 | 119.01' to point on west line of Lot 26 Clarks Addition to Denver north   |            |
| 27 | to point of beginning, inclusive                                          | \$1,276.97 |
| 28 | 33-38 & north 4.2' of Lot 32, inclusive                                   | \$1,173.48 |
| 29 | 39-42, inclusive                                                          | \$761.01   |
| 30 | 43-45, inclusive                                                          | \$570.76   |
| 31 | 46-48, inclusive                                                          | \$570.76   |
| 32 |                                                                           |            |
| 33 | BLOCK 9                                                                   |            |
| 34 | 25-29 & east ½ of vacated alley, inclusive                                | \$951.26   |
| 35 | 30 & south ½ of Lot 31 & east ½ of vacated alley, inclusive               | \$285.38   |
| 36 | 32-44 & north ½ of Lot 31 & east ½ of vacated alley, inclusive, excluding |            |
| 37 | a portion of the easterly part of Lots 42-44                              | \$2,568.41 |
| 38 | 45-46 & east ½ of vacated alley, inclusive, excluding a portion of the    |            |
| 39 | easterly part of Lots 45-46 & northerly part of Lot 46                    | \$336.36   |
| 40 |                                                                           |            |
| 41 | BLOCK 16                                                                  |            |
| 42 | Lots                                                                      |            |
| 43 | 25-29, inclusive                                                          | \$951.26   |
| 44 | 30-31, inclusive                                                          | \$380.50   |
| 45 | 32-33, inclusive                                                          | \$380.50   |
| 46 | 34-38, inclusive                                                          | \$951.26   |
| 47 | 39-40, inclusive                                                          | \$380.50   |
| 48 | 41-43 & south ½ of Lot 44, inclusive                                      | \$665.88   |
| 49 | 45-48 & north ½ of Lot 44, inclusive                                      | \$856.12   |

|    |                                                         |            |
|----|---------------------------------------------------------|------------|
| 1  | BLOCK 17                                                |            |
| 2  | Lots                                                    |            |
| 3  | 1-7, inclusive                                          | \$1,331.77 |
| 4  | 8                                                       | \$190.25   |
| 5  | 9-10, inclusive                                         | \$380.50   |
| 6  | 11                                                      | \$190.25   |
| 7  | 12-13 & north 12.5' of Lot 14, inclusive                | \$475.63   |
| 8  | 14, excluding north 12.5' thereof & Lot 15, inclusive   | \$285.38   |
| 9  | 16-17, inclusive                                        | \$380.50   |
| 10 | 18-21, inclusive                                        | \$761.01   |
| 11 | 22-23, inclusive                                        | \$380.50   |
| 12 | 24                                                      | \$190.25   |
| 13 |                                                         |            |
| 14 | BLOCK 20                                                |            |
| 15 | Lots                                                    |            |
| 16 | 1-9, inclusive, excluding the west 5' thereof           | \$1,712.27 |
| 17 | 10 and north 1/3 of Lot 11, inclusive                   | \$253.61   |
| 18 | South 2/3 of Lot 11 and north 2/3 of Lot 12, inclusive  | \$253.42   |
| 19 | 13 and south 1/3 of Lot 12, inclusive                   | \$253.61   |
| 20 | 14-15, inclusive                                        | \$380.50   |
| 21 | 16-17, inclusive                                        | \$380.50   |
| 22 | 18 & north 1/2 of Lot 19, inclusive                     | \$285.38   |
| 23 | 20 & south 1/2 of Lot 19, inclusive                     | \$285.38   |
| 24 | 21-22, inclusive                                        | \$380.50   |
| 25 | 23-24, inclusive                                        | \$380.50   |
| 26 |                                                         |            |
| 27 | THE FIRST SANTA FE ADDITION TO THE TOWN OF SOUTH DENVER |            |
| 28 | BLOCK 1                                                 |            |
| 29 | Lots                                                    |            |
| 30 | 1-9, inclusive, excluding part on west to City          | \$1,712.27 |
| 31 | 10-13, inclusive, excluding part on west to City        | \$761.01   |
| 32 | 14-16, inclusive, excluding part on west to City        | \$570.76   |
| 33 | 17, excluding part on west to City                      | \$190.25   |
| 34 | 18-19, inclusive, excluding part on west to City        | \$380.50   |
| 35 | 20-24, inclusive, excluding part on west to City        | \$882.77   |
| 36 |                                                         |            |

37       **Section 4.** The assessments made pursuant hereto shall be a lien in the several amounts  
38 assessed against each lot or tract of land set forth in Section 3 herein, and such lien shall have the  
39 priority of the lien for local public improvement districts.

40       **Section 5.** Without demand, said assessments as set forth in Section 3 herein, shall be due  
41 and payable on the first day of January of the year next following the year in which this assessing  
42 ordinance became effective, and said assessments shall become delinquent if not paid by the last  
43 day of February of the year next following the year in which this assessing ordinance became  
44 effective. A failure to pay said assessments as hereinabove set forth shall become a lien on the

1 property subject to the assessment, and such lien may be sold by the City as provided by the Charter  
2 and ordinances of the City and County of Denver.

3 **Section 6.** Any unspent revenue and revenue generated through investment shall be  
4 retained and credited to the South Broadway Streetscape (Iowa Avenue to Wesley Avenue) Local  
5 Maintenance District for future long term or program maintenance of the District.

6 COMMITTEE APPROVAL DATE: October 9, 2018 by Consent

7 MAYOR-COUNCIL DATE: October 16, 2018

8 PASSED BY THE COUNCIL: \_\_\_\_\_

9 \_\_\_\_\_ - PRESIDENT

10 APPROVED: \_\_\_\_\_ - MAYOR \_\_\_\_\_

11 ATTEST: \_\_\_\_\_ - CLERK AND RECORDER,  
12 EX-OFFICIO CLERK OF THE  
13 CITY AND COUNTY OF DENVER

14 NOTICE PUBLISHED IN THE DAILY JOURNAL: \_\_\_\_\_; \_\_\_\_\_

15 PREPARED BY: Noah M. Cecil, Assistant City Attorney DATE: October 18, 2018

16 Pursuant to section 13-12, D.R.M.C., this proposed ordinance has been reviewed by the office of  
17 the City Attorney. We find no irregularity as to form, and have no legal objection to the proposed  
18 ordinance. The proposed ordinance is not submitted to the City Council for approval pursuant to  
19 § 3.2.6 of the Charter.

20 Kristin M. Bronson, Denver City Attorney

21 BY: \_\_\_\_\_, Assistant City Attorney DATE: \_\_\_\_\_